



# EPA Brownfields Assessment Demonstration Pilot

*Ranson and Charles Town, WV*

Outreach and Special Projects Staff (5105)

Quick Reference Fact Sheet

EPA's Brownfields Economic Redevelopment Initiative is designed to empower states, communities, and other stakeholders in economic redevelopment to work together in a timely manner to prevent, assess, and safely clean up brownfields to promote their sustainable reuse. Brownfields are abandoned, idled, or under-used industrial and commercial facilities where expansion or redevelopment is complicated by real or perceived environmental contamination. EPA is funding: assessment demonstration pilot programs (each funded up to \$200,000 over two years, with additional funding provided for greenspace) to test assessment models and facilitate coordinated assessment and cleanup efforts at the federal, state, tribal, and local levels; and job training pilot programs (each funded up to \$200,000 over two years) to provide training for residents of communities affected by brownfields to facilitate cleanup of brownfields sites and prepare trainees for future employment in the environmental field; and, cleanup revolving loan fund program (each funded up to \$1,000,000 over five years) to provide financial assistance for the environmental cleanup of brownfields. These pilot programs are intended to provide EPA, states, tribes, municipalities, and communities with useful information and strategies as they continue to seek new methods to promote a unified approach to site assessment, environmental cleanup, and redevelopment.

## BACKGROUND

EPA has selected the City of Ranson, in partnership with Charles Town, for a Brownfields Assessment Pilot. The city also was selected to receive additional funding for assessments at brownfields properties to be used for greenspace purposes. Located in northeastern West Virginia about 10 miles west of Harpers Ferry, the two adjacent cities are the largest municipalities in rural Jefferson County, West Virginia. The transportation corridor immediately adjacent to the central business districts of both cities (population 6,012) is the Pilot target area. The area is characterized by old properties posing environmental concerns. Fifteen percent of residents in the two municipalities live below the poverty level. Most of these residents live within one mile of the Pilot area in mixed ethnic neighborhoods.

Charles Town and Ranson are industrial towns. Historically, they have depended on a wide variety of industries, such as tanneries, metal works, lumber mills, machine shops, railroads, and mining and manufacturing operations. Many properties are saddled with environmental issues, which have deterred investment in the area and reduced the tax

## PILOT SNAPSHOT



*Ranson and Charles Town,  
West Virginia*

**Date of Announcement:**  
April 2001

**Amount:** \$200,000

**Greenspace:** \$50,000

**Profile:** The Pilot will target sites in the transportation corridor running through both cities, which historically has been the center of manufacturing and commercial operations.

### Contacts:

City of Ranson  
(304) 725-1010

Regional Brownfields Team  
U.S. EPA - Region 3  
(215) 814-3129

Visit the EPA Region 3 Brownfields web site at:  
<http://www.epa.gov/reg3hwmd/brownfld/hmpage1.htm>

For further information, including specific Pilot contacts, additional Pilot information, brownfields news and events, and publications and links, visit the EPA Brownfields web site at:

<http://www.epa.gov/brownfields/>

base. Perceptions of environmental contamination or liability associated with several properties in the corridor have discouraged land transactions and growth for many years.

## **OBJECTIVES**

The long-term objective is to redevelop the transportation corridor into a commerce corridor that will support walking trails, a recreational area for the Boys and Girls Club of Jefferson County, professional office space, a business/technology park, and light industry. To further this objective, the Pilot will foster land transactions and development through site assessments, reuse planning, and community involvement.

## **ACCOMPLISHMENTS AND ACTIVITIES**

Activities planned as part of this Pilot include:

- Inventorying and prioritizing potential brownfields sites in the transportation corridor;
- Conducting Phase I and Phase II environmental site assessments and remediation planning on selected properties; and
- Involving the community through periodic informational meetings, open-house presentations, and participation in an existing Joint Coordinating Committee.

*The cooperative agreement for this Pilot has not yet been negotiated; therefore, activities described in this fact sheet are subject to change.*